



The Corporation of the Municipality of Magnetawan

Box 70 4304 Hwy 520

Magnetawan ON P0A 1P0

Phone 705 387 3947 Fax 705 387 4875

www.magnetawan.com

APPLICATION FORM

ZONING BY-LAW AMENDMENT

Date Received by Municipality: _____

1) APPLICATION INFORMATION

Name of Applicant:	<u>Jonathan Moore & Jennifer Sills</u>	<u>Andrew Moore & Stacey Lancaster</u>
Mailing Address:	<u>Box 2, Hay Cove, NL, A0K2X0</u>	<u>P.O. Box 1788, Eastsound, WA, 98245</u>
Telephone Number (Home):	<u>705-387-4489</u>	Fax Number: _____
Telephone Number (Business):	_____	Fax Number: _____

2) REGISTERED OWNER

If the Applicant is not the Registered Owner of the subject lands, then authorization from the Owner is required, as well as the following information:

Owners Name: _____

Mailing Address: _____

Telephone Number (Home): _____ Fax Number: _____

Correspondence to be sent to: Owner Agent Both

3) MORTGAGES, CHARGES OR OTHER ENCUMBRANCES

Name: _____

Mailing Address: _____

Name: _____

Mailing Address: _____

4) SUBJECT LANDS

Geographic Township: Croft Concession: 5 & 6 Lot: 9 & Part 15

Reference Plan: Plan 181 & 42R-11082 Part/Block/Lot: _____

Street Name and Number: Rocky Reef Road

(If corner lot, please include both Street Names)

Water Access only: _____

(Name of Waterbody)

Area of subject lands (ha): 3.91 Frontage (m): 535.53 Depth (m): +/- 220

5) OFFICIAL PLAN / ZONING STATUS

What is the current designation of the *subject lands* in the approved Official Plan?
Shoreline and Rural

What is the current Zoning? SR and EP

6) REASONS FOR REQUEST

Please describe the reasons for and extent of, the request:

We are requesting that the Environmental Protection (EP) Zone along the shoreline of the two subject properties be refined and a portion rezoned from EP to SR (Shoreline Residential) in keeping with recommendations put forth in scoped environmental impact assessment completed by FRi Corp in August 2024. Please see attached EIS. This would expand the building envelope for a future residential building, a dock, an access driveway and an accessory structure such as a garage.

7) ACCESS

Are the subject lands accessible by:

- Provincial Highway
- Municipal Road (seasonal maintenance)
- Municipal Road (year round maintenance)
- Right of Way
- Unopened Road Allowance
- Water Access
- Other (describe) _____

Rocky Reef Road

8) BUILDINGS, STRUCTURES AND USES

What are the existing buildings on the subject land? None

What are they used for? N/A

Please complete the following for each building or structure:

	Building One	Building Two	Building Three
Type of Building			
Setback from Front Lot Line			
Setback from Rear Lot Line			
Setback from Side Lot Line			
Setback from Side Lot Line			
Height (metres)			
Dimensions			
Floor Area			
Date of Construction			

What is the proposed future use of the subject lands: _____

Are any buildings or structures to be build on the subject lands?

yes no

If yes, please complete the following for each building or structure:

	Building One	Building Two	Building Three
Type of Building			
Setback from Front Lot Line			
Setback from Rear Lot Line			
Setback from Side Lot Line			
Setback from Side Lot Line			
Height (metres)			
Dimensions			
Floor Area			
Date of Construction			

When were the subject lands acquired by the current owner? _____
 30 November 1994 and 23 January 2002

How long have the "existing uses" continued on the subject lands? _____

9) SERVICING

	<u>Municipal</u>	<u>Private</u>	<u>Other</u>
Water Supply	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sewage Disposal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Frontage on Road	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Is storm drainage provided by: Sewer Ditch Swale
 Other (describe) _____

10) OTHER APPLICATIONS

Are the subject lands also the subject of an application under the Planning Act for approval of a Plan of Subdivision or a Consent? yes no

If yes, what is the file number? _____

What is the status of the application? _____

Have the subject lands ever been the subject of an application under Section 34 of *The Planning Act* (rezoning)? yes no

If yes, please provide a brief explanation: _____

11) DRAWINGS

Please include a sketch showing the following:

- the boundaries and dimensions of the subject land;
- the location, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the building or structures from the front yard lot line, rear yard lot line and side yard lot lines;
- the approximate location of all natural and artificial features on the subject land and on land that is adjacent to the subject land that, in the opinion of the applicant, may affect the application. Examples include: buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks;
- the current uses on land that is adjacent to the subject land;
- the location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right-of-way;
- if access to the subject land is by water only, the location of the parking and docking facilities to be used; and
- the location and nature of any easement affecting the subject land.

Required Sketch

We are waiting for the results of this zoning by-law amendment application before making any specific building plans.

Please see attached map that shows general areas for future dock and cottage building envelope, approximate location of a driveway and general building envelope for future accessory structure / garage.

Required Sketch should include the following:

- ✓ Lot dimensions
- ✓ Major Physical Features
- ✓ Surrounding Land Uses
- ✓ Buildings and Structures
- ✓ Sewage and Water Systems

12) PERMISSION TO ENTER

I hereby authorize, the Members of Staff and/or Elected Members of the Council of the Municipality of Magnetawan, to enter upon the subject lands and premises for the limited purpose of evaluating the merits of this application. This is their authority for doing so.

22 August 2024
Date

Jonathan E Moore Jennifer A Sills
Signature of Registered Owner(s) of Agent

13) FREEDOM OF INFORMATION

I hereby provide authority for any information contained in this application, to be released in accordance with the Freedom of Information Act.

22 August 2024
Date

Jonathan E Moore Jennifer A Sills
Signature of Registered Owner(s) of Agent

14) PAYMENT OF FEE AND DEPOSIT

- Application Fee As per the current Fees and Charges By-law
- Residential Deposit Fee As per the current Fees and Charges By-law
- Commercial/Industrial Deposit Fee As per the current Fees and Charges By-law

The "deposit" shall be used for expenses as defined below. As for the date of this application, I further hereby agree to pay for and bear the entire cost and expense for any engineering, legal, landscape, architectural and/or planning consulting expenses incurred by the Municipality of Magnetawan during the processing of this Application, in addition to the Application Fee set by the Municipality of Magnetawan.

An additional deposit shall be required if the deposit is insufficient to complete the Application.

22 August 2024
Date

Jonathan E Moore Jennifer A Sills
Signature of Registered Owner(s)

Note: All Invoices for payment shall be sent to the person(s) indicated in Section 2) Owner of this application, unless otherwise requested.

If the Applicant/Owner is a Corporation, the Applicant/Owner shall provide certification that he/she has the authority to Bind the Corporation.

15) AFFIDAVIT

I, Jonathan Moore and Jennifer Sills of the Hay Cove, NL in the solemnly declare that all of the above statements contained herein and in all exhibits transmitted herewith are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of "The Canada Evidence Act".

DECLARED BEFORE ME at Town Office in the Town of St. Lunenburg-Anguel of this 22 day of August 2024,

August 22, 2024
Date

Jonathan E Moore Jennifer A Sills
Signature of Registered Owner(s) or Agent

LINDA D. HILLIER
A Commissioner for Oaths
in and for the Province of Newfoundland/Labrador.
My Commission expires on December 31, 2026

12) PERMISSION TO ENTER

I hereby authorize, the Members of Staff and/or Elected Members of the Council of the Municipality of Magnetawan, to enter upon the subject lands and premises for the limited purpose of evaluating the merits of this application. This is their authority for doing so.

23 August 2024
Date

[Signature]
Signature of Registered Owner(s) or Agent

13) FREEDOM OF INFORMATION

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23 August 2024
Date

[Signature]
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[Signature]
Signature of Registered Owner(s)

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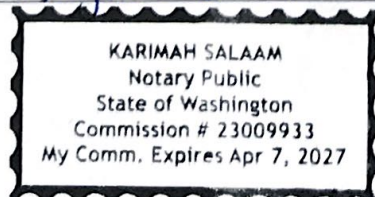
15) AFFIDAVIT

I, Andrew Moore and Stacey Lancaster of the Eastsound, WA in the Stacey Lancaster solemnly declare that all of the above statements contained herein and in all exhibits transmitted herewith are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of "The Canada Evidence Act".

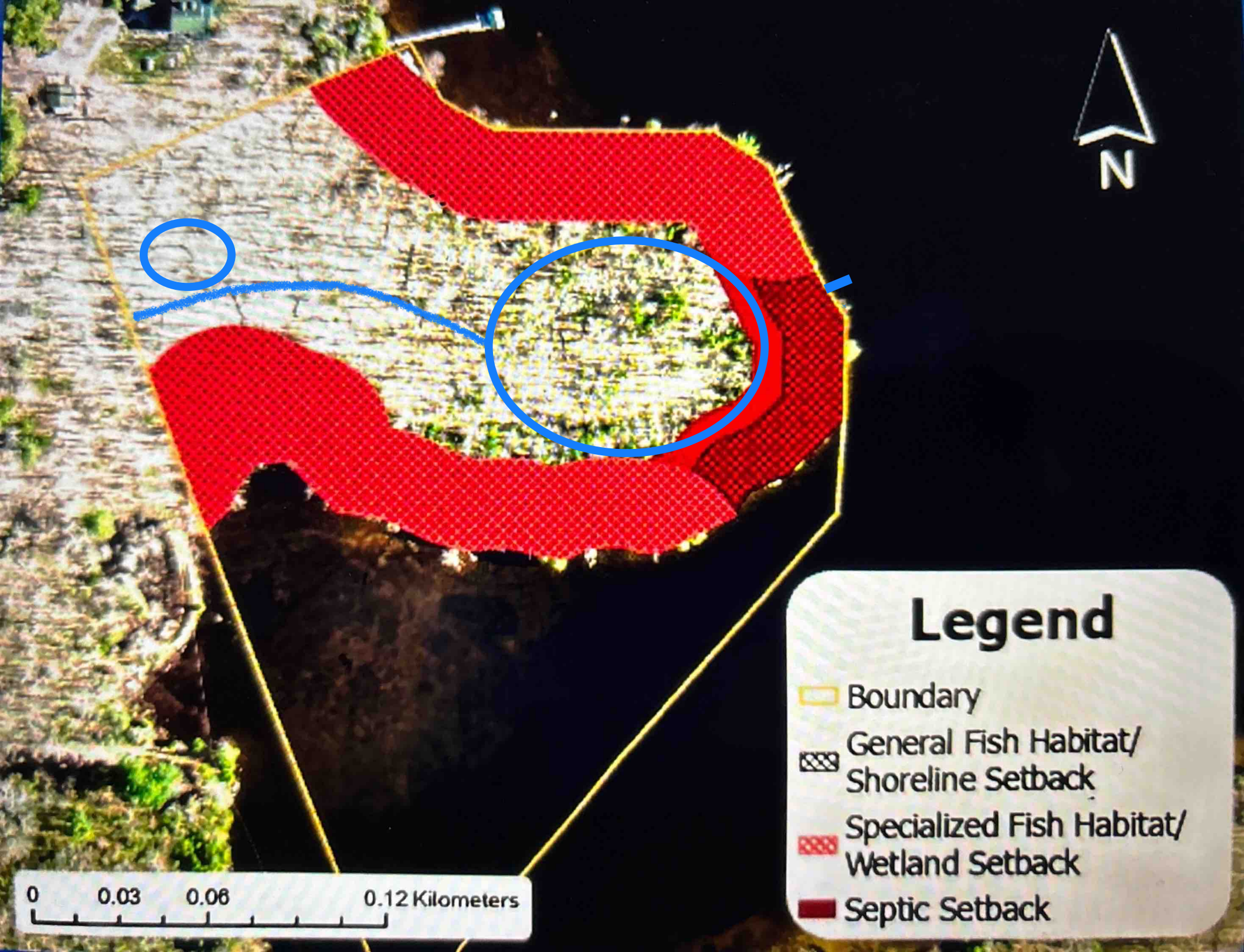
DECLARED BEFORE ME at Key Bank in the town of Eastsound Wa this 23rd day of August

23 August 2024
Date





[Signature]
Signature of Registered Owner(s) or Agent



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Kuh Sean 8/23/2024



Legend

-  Boundary
-  General Fish Habitat/
Shoreline Setback
-  Specialized Fish Habitat/
Wetland Setback
-  Septic Setback

0 0.03 0.06 0.12 Kilometers